

EXHIBIT "A"

WEST MARLBOROUGH TOWNSHIP FEE SCHEDULE FOR SUBDIVISION AND LAND DEVELOPMENT (Effective August 5, 2025)

Applications for all subdivision and land development plans shall pay a fee to cover the administrative cost for review of all sketch, preliminary, final subdivision and land development plans and a separate fee to be placed in escrow to cover all professional consultant review costs of all sketch, preliminary and final subdivision and land development plans. Any amount in the escrow funds which exceeds the professional consultant review costs shall be returned to the applicant. If this amount in the escrow fund is not sufficient to meet all professional consultant review costs, the applicant shall be billed therefore and shall pay the amount due within 45 days of such billing.

A. FEES TO COVER ADMINISTRATIVE COSTS

RESIDENTIAL SUBDIVISION FOR LAND DEVELOPMENT: These fees apply to residential projects for sale, condominium ownership, or rental; any type of building either as a subdivision or single tract land development; or an agricultural subdivision (except for guidelines in Article I, Section 107, or an agricultural Pennsylvania (Municipal Planning Code, Act 247, as amended). Units shall be Equivalent Dwelling Units (EDU'S) as defined by PA DEP.

Number of Lots and Dwelling Units	Base Fees	Fee for Each Lot/Unit
1 Lot Land Development	\$300.00	None
1 – 3 Lots/Units	\$300.00	Plus \$25.00/lot/unit
4 – 6 Lots/Units	\$300.00	Plus \$25.00/lot/unit
7 – 10 Lots/Units	\$300.00	Plus \$25.00/lot/unit
11 – 15 Lots/Units	\$300.00	Plus \$25.00/lot/unit
Over 15 Lots/Units	\$300.00	Plus \$25.00/lot/unit

NON-RESIDENTIAL SUBDIVISIONS: These fees apply to application for subdivision and for conveyance of land for non-residential uses, not proposed for land development as defined in Section 107 of the Planning Code.

Number of Lots of Units	Base Fees	Fee for Each Lot/Unit
1 – 2 Lots/Units	\$500.00	\$25.00* per every 1,000 sq. ft. of floor area
3 – 5 Lots/Units	\$500.00	\$25.00* per every 1,000 sq. ft. of floor area
Over 5 Lots/Units	\$500.00	\$25.00* per every 1,000 sq. ft. of floor area

* If both residential and non-residential, the total fee shall be calculated on non-residential

NON-RESIDENTIAL LAND DEVELOPMENT: These fees apply to all projects or sections of mixed projects which are for non-residential use for sale, condominium, lease or rent in any type of building on a single tract of land.

Number of Developed Acres	Base Fees	Fee for Ground Floor Area
1 Building under 250 sq. ft.	\$500.00	None
Under 5 Acres	\$500.00	Plus \$50.00/1,000 sf
5 – 49.99 Acres	\$500.00	Plus \$50.00/1,000 sf
50-99.99 Acres	\$500.00	Plus \$100.00/1,000 sf
Over 100 Acres	\$500.00	Plus \$100.00/1,000 sf

Final Plan: \$300.00 fee where the Preliminary Plan fee has been paid. No fee if Preliminary/Final Plans are filed simultaneously.

Plan Revision: \$300.00 fee for any plan revision after plan approval has been obtained.

Mobile Home Park Application Fee is \$300.00 plus \$25.00 per home site.

Recording: It is the responsibility of the applicant to pay all costs associated with recording the Plan in the office of the Chester County Recorder of Deeds. The Township Solicitor's Office will record all documents on behalf of the Township.

Applicant shall pay all charges assessed by the Chester County Health Department and Chester County Planning Commission for review and acceptance of the Plan.

B. FEES TO BE PLACED IN ESCROW TO COVER PROFESSIONAL CONSULTANT REVIEW FEES

Applicant must reimburse the Township for all fees and expenses incurred by the Township Engineer, Township Solicitor and/or other professional consultants in reviewing a Sketch, Preliminary and / or Final Subdivision and Land Development Plans as well as all Stormwater Management Plans. Applicant shall reimburse the Township for the total cost of any tests or materials required. In addition, Applicant must reimburse the Township the costs of continuing inspections during construction. Applicant also shall pay all fees and charges by the various local, County, State and Federal Agencies involved such as, but not limited to, the Chester County Health Department, the Chester County Conservation District, The Pennsylvania Department of Environmental Protection and the Army Corps of Engineers.

Pursuant to the provisions of the Municipalities Planning Code, an Applicant shall deposit with the Township the initial amount set forth below that will be placed in escrow and used by the Township to pay all professional fees, inspection fees and other costs related to the review, approval and inspection of a plan. Should the balance of an escrow account fall below twenty-five percent (25%) of the initial deposit amount, Applicant shall make additional deposit(s) to replenish the escrow account to the initial amount. All such fees must be paid by the Applicant as a condition of final subdivision, land development and/or stormwater management plan approval.

Plan Submission	Escrow Deposit
Sketch plan which is distributed to the Township Engineer, Solicitor, or other Township Consultants	\$1,000.00
Preliminary plan for a minor subdivision	\$1,000.00
Preliminary plan for all other plans besides a minor subdivision	\$5,000.00
Final plan for a minor subdivision	\$1,000.00
Final plan for all other plans besides a minor subdivision	\$5,000.00
Stormwater Management Plans	\$1,000.00